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WEST FRYE ROAD | CHANDLER, ARIZONA

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LOCATED IN THE HEART OF PRICE ROAD CORRIDOR
NORTHEAST CORNER OF FRYE ROAD & BENSON LANE



PHASE II FOR LEASE

CLASS A BUILD TO SUIT - UP TO 183,000 SF

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W. P. CAREY



PHASE II FOR LEASE

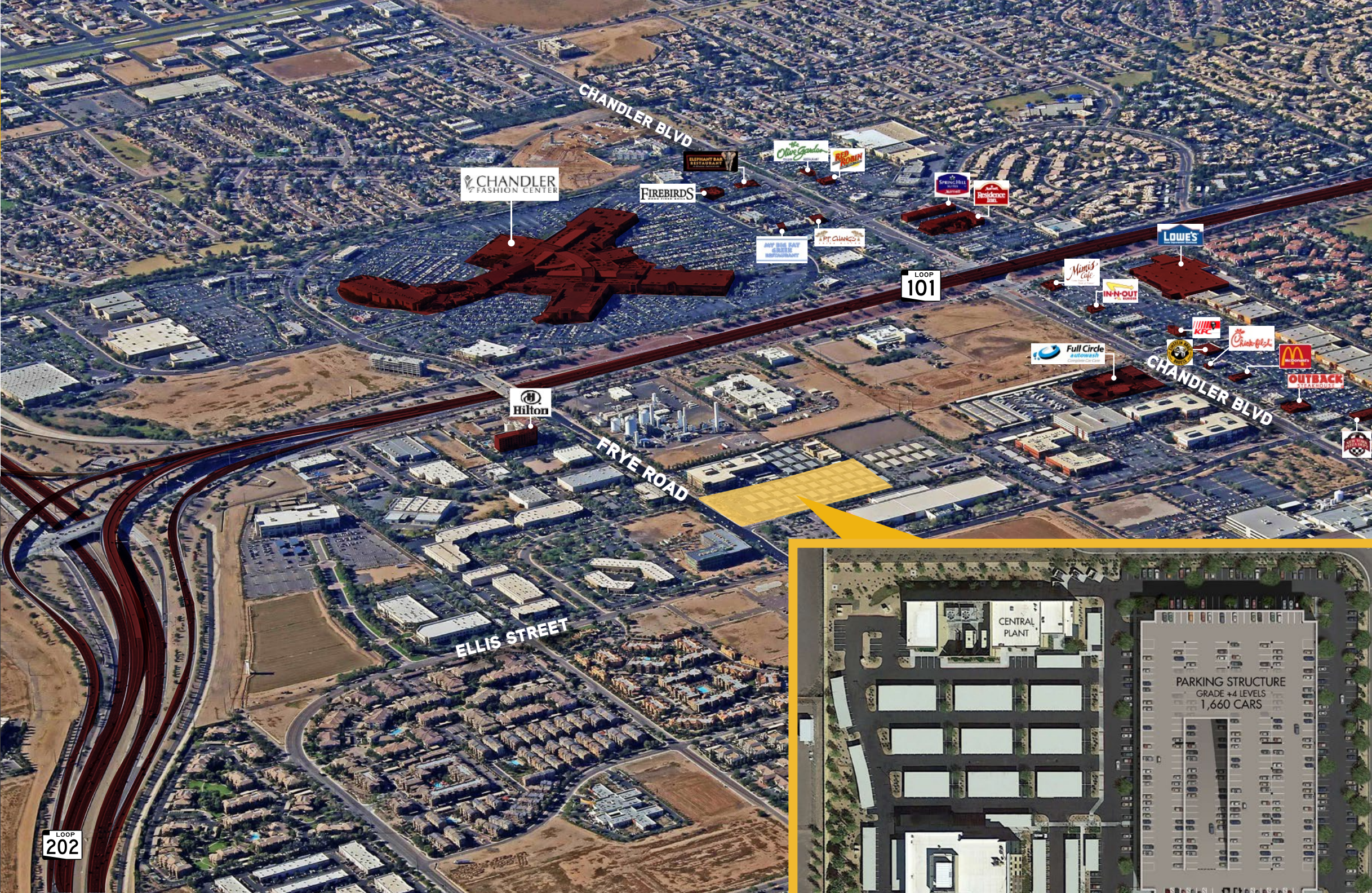
LOCATION

FEATURES

- > Prominent visibility on Frye Road
- > 1/4 mile from Loop 101 and 1/2 mile from Loop 202
- > 20 minutes to Phoenix Sky Harbor International Airport
- > 15 minutes to Phoenix Mesa Gateway Airport
- > Minutes from Chandler Fashion Center offering over 240 shops and restaurant amenities
- > Hotels within one mile of project include: Hilton, Marriott, Hampton and Homewood Estates.
- > Over 5 million square feet of retail and restaurant space within a 5 mile radius
- > Ideal corporate office environment

BUILDING FEATURES

- TEAM:**
- > Designed by Butler Design Group
 - > To be developed by W.P. Carey - "strong and stable ownership"
 - > General Contractor: JE Dunn Construction
- BUILDING SPECS:**
- > Deliverable in 14 months - City of Chandler approvals in place
 - > 14.3 acres, 4 story, 183,000 SF, 45,700 SF efficient floor plate
 - > 6/1,000 parking ratio; structured garage parking
 - > CenturyLink and Cox Fiber with redundant points of entry
 - > Two backup redundant generators,(each 2250KW/2800 KVA) 4,000 gallon tank
 - > Redundant cooling towers and chillers
 - > Security Guard 24/7
 - > Campus neighbors: QBE Insurance and Apria Healthcare Group
 - > Signalized intersection



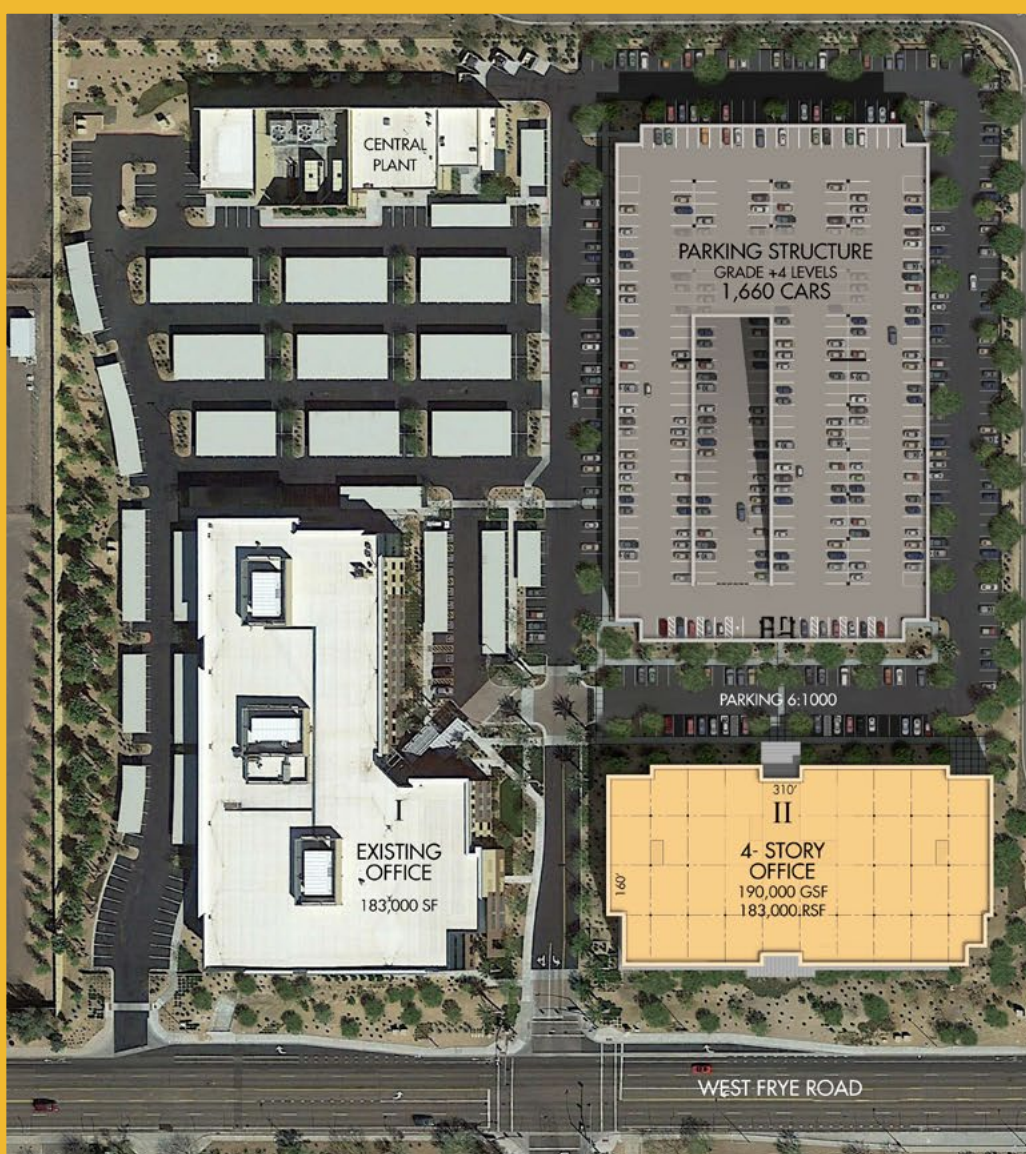
PRIME LOCATION

CAFETERIA AND GRAB & GO

FITNESS CENTER

LOCKERS, SHOWERS

DAY PORTER



2700

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